

John Hunter Avenue, SW17

4 1 3

£925,000 *Freehold*

An exceptional four-bedroom, three-bathroom family home, finished to an impressive specification throughout and offered to the market chain free.

KEY FEATURES

- Terraced Freehold Home
- Offered Chain Free
- Arranged Over Three Floors
- Four-Bedrooms
- Open-Plan Kitchen / Reception Room
- Principal Bedroom With En-Suite Shower Room
- 1,358 Sq. Ft





Tooting

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Situated on John Hunter Avenue in Tooting, this beautifully presented property offers approximately 1,358 sq. ft. of stylish accommodation arranged over three floors, complemented by a generous private rear garden.

The ground floor features a spectacular 33 ft open-plan kitchen and reception room, creating a fantastic space for modern family living and entertaining. The high-specification kitchen is complemented by beautifully designed interiors and an expansive living and dining area, with direct access to the private rear garden. A separate downstairs WC adds further convenience. The first floor comprises an impressive principal bedroom measuring 15'5" x 13'3", complete with fitted storage and a contemporary en-suite shower room. A further bedroom on this floor offers excellent flexibility as a nursery, guest bedroom or home office.













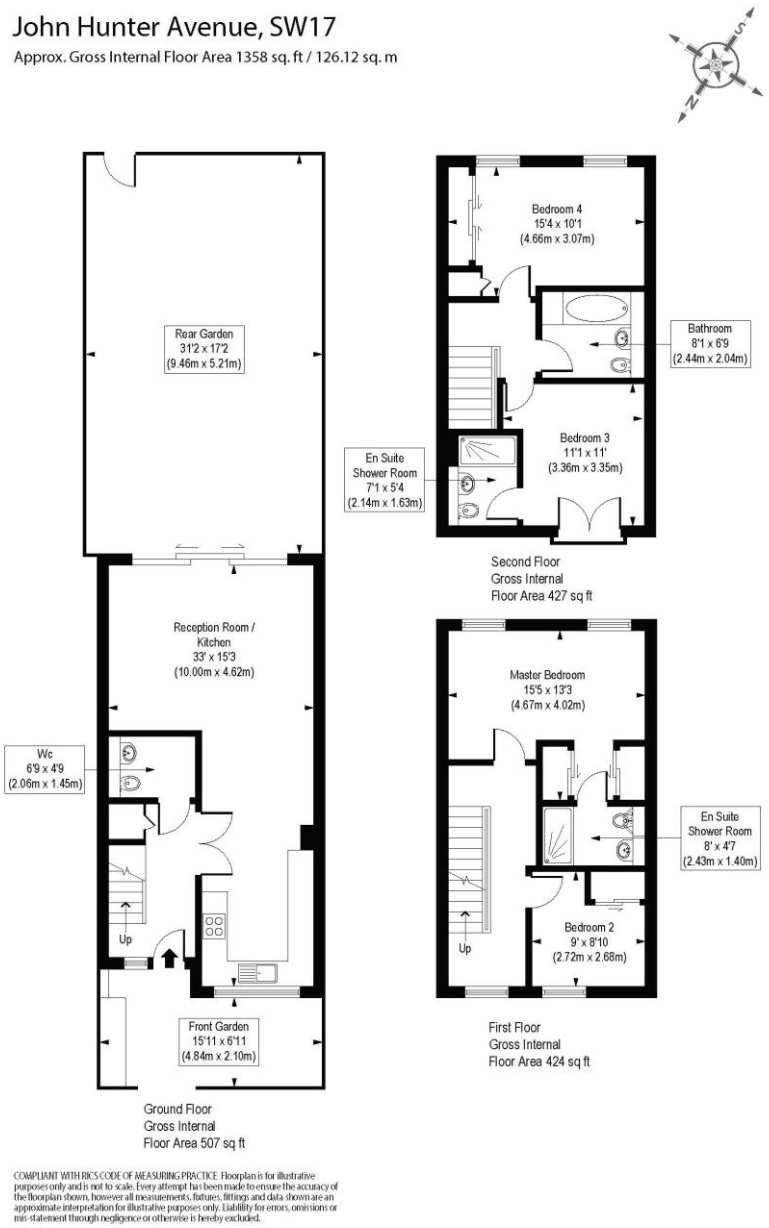


The second floor provides two additional generous double bedrooms, one benefiting from its own en-suite shower room, alongside a stylish family bathroom. The thoughtfully arranged accommodation offers an excellent balance of living and bedroom space, making it particularly well suited to growing families. The property further benefits from a private front and rear garden, with the rear outdoors space providing a wonderful space for outdoor dining, entertaining and relaxing.

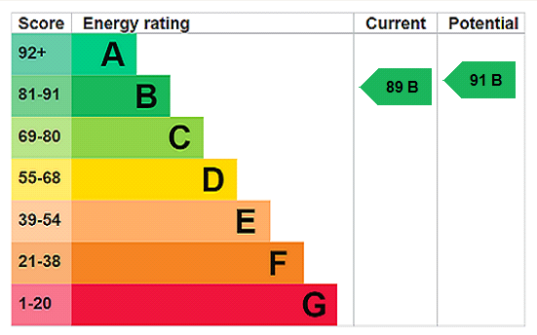
John Hunter Avenue is ideally positioned in Tooting, within easy reach of the area's excellent selection of independent cafés, restaurants, shops and local amenities. Tooting Broadway Underground station provides Northern line connections into Central London, while the nearby green spaces of Tooting Common offer fantastic opportunities for outdoor recreation.

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Approx. Gross Internal Floor Area 1358 sq. ft / 126.12 sq. m



COMPLIANT WITH RICS CODE OF MEASURING PRACTICE. Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.



MATERIAL INFO

Tenure: Freehold

Council Tax Band: G

EPC rating: B

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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